

**County of Loudoun**  
**Department of Planning**  
**MEMORANDUM**

**DATE:** November 18, 2009

<b>TO:</b>	Building and Development, Zoning	Marilee Seigfried	MS 60
	Health Services, Environmental	Alan Brewer	MS 68
	Office of Transportation Services	Terri Smithson	MS 69
	Planning, Comprehensive	Cindy Keegan	MS 62
	Virginia Department of Transportation	Tom Van Poole (3)	MS 00
	Board of Supervisors	Sally Kurtz	MS 01
	Planning Commission	Erin Austin	MS 62

**FROM:** Mike Elabarger  
Project Manager

**RE:** **SPMI 2009-0007 AGSI – Archer Property (Minor Special Exception)**

**COMMENT**

**DUE DATE:** **December 3, 2009**

(Note: Please provide referral comments, one paper copy as well as one electronic copy to Mike.Elabarger@loudoun.gov by the due date. If you have any questions, please contact me at 703-737-8506.)

Please find the enclosed information for your review: **(Please check LMIS application documents if no hard copy is provided)**

1. Information Sheet
2. Statement of Justification dated 8/20/2009
3. Checklist Waiver letter dated 11/13/2009
4. Traffic Checklist dated 8/4/2009 (OTS & VDOT)
5. Special Exception Plat w/vicinity map and adjacent property map/owner information.

**SPMI 2009-0007 AGSI – Archer Property  
Minor Special Exception**

**APPLICANT:** AGSI, LLC  
Matt Archer, VP  
13276 April Circle  
Lovettsville, VA 22180  
540-882-3535

**OWNER:** Matthew D. & Jennifer K. Archer  
13276 April Circle  
Lovettsville, VA 22180  
540-882-3535

**REPRESENTATIVE:** Same as Applicant  
matt@agsisystems.com

**PROPOSAL:** A Minor Special Exception to allow a small business with up to (6) six employees on less than 10 acres in the AR-1 zoning district.

**LOCATION/ADDRESS:** 13276 April Circle, Lovettsville, VA 20180

**TAX MAP/PARCEL:** Tax Map—/18//17/////6/ MCPI— 336-40-7208-000

**ZONING:** AR-1

**RESIDENTIAL UNITS:** N/A

**NON-RES. SQUARE FOOTAGE:** use of less than 1,000 SF of existing residence

**SURROUNDING ZONING/LAND USES:**

<b>NORTH</b>	AR-1	Residential/Single Family
<b>SOUTH</b>	AR-1	Residential/Single Family
<b>EAST</b>	AR-1	Residential/Single Family
<b>WEST</b>	AR-1	Residential/Single Family

**ELECTION DISTRICT:** Catoctin